

# COMMUNITY DEVELOPMENT RESOURCES

*formerly Self Employment Loan Fund of Lincoln*

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[www.cdr-nebraska.org](http://www.cdr-nebraska.org)

June 1, 2004

Marc Wullschleger  
Urban Development Department  
808 P Street, Suite 400  
Lincoln, NE 68508

RE: Action Plan

Dear Mr. Wullschleger:

Operating Capital is proposed for \$45,000, CDR would like to keep this funding at the current level of \$60,000. This is due to legislative cutbacks to the Nebraska Microenterprise Partnership Fund which decreases funding to CDR. Also, operating and loan funding from private entities is coming in slower than anticipated, because of these entities procedures.

Loan Capital is proposed for \$50,000. CDR's loan requests are dramatically increasing and the proposed lending capital does not meet the demand of the small businesses. Loan capital demand is anticipated to be in excess of \$350,000.

If you have any questions or concerns, please call me @ 436-2386.

Sincerely,

A handwritten signature in black ink that reads "Rick Wallace". The signature is fluid and cursive, with the first name "Rick" and last name "Wallace" clearly distinguishable.

Rick Wallace  
Executive Director

Mark Wullschleger,

I know I'm a bit late in responding to the City of Lincoln's Annual Action Plan FYI 2004, but I respectfully request that you and your staff consider the following comments regarding the Plan. As usual, your staff did a great job preparing the Plan, however I found few if any planning or program initiatives and/or public funds allocated to address either the affordable housing or employment needs of persons with special needs, specifically, for persons with a serious mental illness (SMI).

As I know you are aware, the present State Administration has recently spent considerable amount of both time and resources addressing the needs of persons with SMI. Hanna:Keelan has been fortunate to be involved with some of these activities. The "Nebraska Behavioral Health Services Act" (LB1083) was passed by the Legislature (Yes-44, No-2, Not Voting-3) and signed by Governor Johanns on April 14, 2004. LB1083 is the Governor's major proposal to improve the availability and accessibility of high-quality community-based services for people impacted by behavioral health issues, including those who have or are at risk for mental illnesses and their families. The Behavioral Health Reform includes the closure of two of the three Nebraska State Psychiatric Hospitals (Hastings and Norfolk Regional Centers) and creates more community-based programs for treating behavioral health disorders (mental health and substance abuse).

The recently completed Statewide Consumer Housing Need Study focused on the need for affordable and appropriate housing for extremely low-income persons with SMI. A Steering Committee, which included representatives from the community of Lincoln, selected Lincoln as one of 34 communities across the State to pursue the development of affordable/appropriate housing for this consumer group. The Study identifies, by 2008, an estimated 10,678 persons in Lancaster County, 19+ years of age, will be diagnosed with a serious mental illness. An estimated 1,900 of the persons will be extremely low-income and be housing cost burdened and/or have housing problems. By consensus and direction of the Steering Committee, the Consumer Housing Need Study targeted 593 housing units/beds for persons with SMI in Lincoln, during the next five years. This will be a very difficult target to meet, without the appropriate documentation of housing programs and required allocated funding, in the Lincoln Action Plan.

The community of Lincoln has several excellent human services providers, addressing the day-to-day needs of persons with SMI, but the City severely lacks the necessary affordable and appropriate housing for this consumer group. Lincoln also has several experienced non-profit housing development groups/organizations, specializing in affordable housing. These groups/organizations receive (City) public funding, year-after-year, for operational purposes and to build their capacity as affordable housing developers, which they have. Based on the need for SMI housing, I would like to see these housing developers directed (by the City) to become involved with the production of housing for special needs populations

Based upon the purpose and intent of the Nebraska Behavioral Health Services Act, I request that the provision of affordable/appropriate housing for persons with SMI be documented as a top priority in the Action Plan. I respectfully request that set-a-side of funding for affordable housing for persons with SMI be included in the Action Plan, with development initiatives that correspond to the housing program needs presented in the Statewide Consumer Study.

I thank you in advance for the consideration of my comments. Feel free to call me (464-5383) with any questions. Keep up the good work!

Tim Keelan